

In re:
Elena Sklyar
Debtor(s)

Case No. 19-11308-amc
Chapter 13

CERTIFICATE OF NOTICE

District/off: 0313-2
Date Rcvd: Dec 15, 2020

User: Adminstra
Form ID: pdf900

Page 1 of 2
Total Noticed: 1

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Dec 17, 2020:

NONE

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.

Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
db	+ Email/Text: SAGEINCOMETAX@GMAIL.COM	Dec 16 2020 04:53:00	Elena Sklyar, 19 Carmelita Drive, Richboro, PA 18954-1329

TOTAL: 1

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Dec 17, 2020

Signature: /s/Joseph Speetjens

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on December 15, 2020 at the address(es) listed below:

Name	Email Address
DANA S. PLON	on behalf of Creditor Ukrainian Selfreliance Federal Credit Union dplon@sirlinlaw.com
DANIELLE BOYLE-EBERSOLE	on behalf of Creditor Wilmington Savings Fund Society FSB, d/b/a Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust c/o Rushmore Loan Management Services debersole@hoflawgroup.com, pfranz@hoflawgroup.com
DANIELLE BOYLE-EBERSOLE	on behalf of Creditor MTGLQ Investors LP c/o Rushmore Loan Management Services debersole@hoflawgroup.com, pfranz@hoflawgroup.com
JENNIFER D. GOULD	on behalf of Creditor Steward Financial Services jgould@stark-stark.com mdepietro@stark-stark.com;lsciscio@stark-stark.com

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JENNIFER D. GOULD

on behalf of Creditor Quaint Oak Bank jgould@stark-stark.com mdepietro@stark-stark.com;lsciscio@stark-stark.com

JON M. ADELSTEIN

on behalf of Debtor Elena Sklyar jadelstein@adelsteinkaliner.com jsbamford@adelsteinkaliner.com

LISA CANCANON

on behalf of Creditor Selene Finance LP, as servicer for Laelia, LLC, its successors and/or assigns LisaC@w-legal.com,
Llombardi06@law.du.edu

MICHAEL H KALINER

on behalf of Debtor Elena Sklyar mhkaliner@gmail.com pa35@ecfbis.com

PAMELA ELCHERT THURMOND

on behalf of Creditor BANKRUPTCY GROUP MS CITY OF PHILADELPHIA LAW DEPARTMENT TAX & REVENUE
UNIT pamela.thurmond@phila.gov, karenablalock@phila.gov

PAMELA ELCHERT THURMOND

on behalf of Creditor CITY OF PHILADELPHIA pamela.thurmond@phila.gov karenablalock@phila.gov

POLLY A. LANGDON

on behalf of Trustee SCOTT F. WATERMAN (Chapter 13) ecfmail@readingch13.com

REBECCA ANN SOLARZ

on behalf of Creditor Laelia LLC bkgroup@kmlawgroup.com

SCOTT WATERMAN

on behalf of Trustee SCOTT F. WATERMAN (Chapter 13) ECFmail@fredreiglech13.com

SCOTT F. WATERMAN (Chapter 13)

ECFMail@ReadingCh13.com

United States Trustee

USTPRegion03.PH.ECF@usdoj.gov

TOTAL: 15

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: ELENA SKLYAR

: CHAPTER 13

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DEBTOR

: BKY NO. 19-11308

ORDER

AND NOW, this _____ day of _____, 2020, upon consideration of
**DEBTOR'S MOTION FOR LEAVE TO SELL DEBTOR'S REAL ESTATE AT
PRIVATE SALE FREE AND CLEAR OF LIENS.** It is hereby **ORDERED** that:

1. The Motion is granted;
2. The Debtor is authorized to sell the real estate located at 2051 Bellmore Avenue, Philadelphia, PA 19134 in accordance with the Agreement of Sale attached to the Motion as Exhibit "A."
3. The sale is free and clear of all liens and encumbrances;
4. The Debtor is authorized to pay at closing real estate and transfer taxes, water/sewer charges and other ordinary settlement costs.
5. The fourteen day appeal is waived pursuant to Federal Rule of Civil Procedure 6004(h) is waived such that the Order shall be effective immediately.

Date: December 15, 2020



**ASHELY M. CHAN
BANKRUPTCY JUDGE**